

031.A

0003

0009.0

Map

Block

Lot

1 of 1

Residential

ARLINGTON

APPRAISED:

Total Card / Total Parcel

436,100 / 436,100

USE VALUE:

436,100 / 436,100

ASSESSED:

436,100 / 436,100

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
20-22		ADAMS ST, ARLINGTON

OWNERSHIP	Unit #:	1
Owner 1: SHAPIRO LISA B		
Owner 2:		
Owner 3:		
Street 1: 20 ADAMS ST #1		
Street 2:		

Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02474	Type:	

PREVIOUS OWNER
Owner 1: DAMPHOUSSE ANN M -
Owner 2: -
Street 1: 20 ADAMS ST #1
Twn/City: ARLINGTON
St/Prov: MA
Postal: 02474

NARRATIVE DESCRIPTION
This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1922, having primarily Wood Shingle Exterior and 1078 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS			
Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS						
Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL		water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	7126																

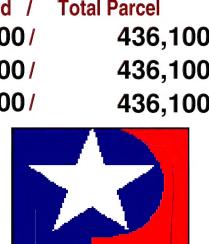
**IN PROCESS APPRAISAL SUMMARY**

IN PROCESS APPRAISAL SUMMARY							Legal Description			User Acct
Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value		Legal Description			199135
102	0.000	432,800	3,300		436,100		Legal Description			GIS Ref
							Legal Description			GIS Ref
							Entered Lot Size			Insp Date
							Total Land:			06/14/18
							Land Unit Type:			

PREVIOUS ASSESSMENT							Parcel ID	Parcel ID			PAT ACCT.		
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date			
2022	102	FV	432,800	3300	.		436,100		Year end	12/23/2021			
2021	102	FV	420,600	3300	.		423,900		Year End Roll	12/10/2020			
2020	102	FV	414,500	3300	.		417,800	417,800	Year End Roll	12/18/2019			
2019	102	FV	430,100	3300	.		433,400	433,400	Year End Roll	1/3/2019			
2018	102	FV	381,400	3300	.		384,700	384,700	Year End Roll	12/20/2017			
2017	102	FV	348,400	3300	.		351,700	351,700	Year End Roll	1/3/2017			
2016	102	FV	348,400	3300	.		351,700	351,700	Year End	1/4/2016			
2015	102	FV	322,600	3300	.		325,900	325,900	Year End Roll	12/11/2014			

SALES INFORMATION										TAX DISTRICT				ACTIVITY INFORMATION			
Grantor				Legal Ref		Type	Date	Sale Code		Sale Price	V	Tst	Verif	Notes			
DAMPHOUSSE ANN				32141-245		12/15/2000				278,200	No	No					
PALMER ROBERT				27649-302		9/5/1997				182,250	No	No	Y				

Sign:	VERIFICATION OF VISIT NOT DATA	/	/	/



<b>EXTERIOR INFORMATION</b>						<b>BATH FEATURES</b>			<b>COMMENTS</b>			<b>SKETCH</b>							
Type: 99 - Condo Conv			Full Bath: 1	Rating: Good		A Bath:	Rating:		CONDO CONVERSION 1997, Building Number 1.										
Sty Ht: 2H - 2 & 1/2 Sty			3/4 Bath:	Rating:		A 3QBth:	Rating:												
(Liv) Units: 1	Total: 1		1/2 Bath:	Rating:		A HBth:	Rating:												
Foundation: 2 - Conc. Block			OthrFix:	Rating:															
Frame: 1 - Wood																			
Prime Wall: 1 - Wood Shingle																			
Sec Wall:		%																	
Roof Struct: 3 - Gambrel																			
Roof Cover: 1 - Asphalt Shgl																			
Color: BROWN																			
View / Desir: S10 - Size 10																			
<b>GENERAL INFORMATION</b>						<b>OTHER FEATURES</b>			<b>RESIDENTIAL GRID</b>										
Grade: C - Average			Kits: 1	Rating: Good		1st Res Grid	Desc: Line 1	# Units 1											
Year Blt: 1922	Eff Yr Blt:		A Kits:	Rating:		Level	FY LR DR D K FR RR BR FB HB L O												
Alt LUC:		Alt %:	Fpl: 1	Rating: Good		Other													
Jurisdct:		Fact: .	WSFlue:	Rating:		Upper													
Const Mod:						Lvl 2													
Lump Sum Adj:						Lvl 1													
						Lower													
						Totals	RMs: 5	BRs: 2	Baths: 1	HB									
<b>INTERIOR INFORMATION</b>						<b>CONDOS INFORMATION</b>			<b>REMODELING</b>			<b>RES BREAKDOWN</b>							
Avg Ht/FL: STD			Location:			Exterior:	No Unit	RMS	BRS	FL									
Prim Int Wal 2 - Plaster			Total Units:			Interior:	1	5	2	1									
Sec Int Wall:		%	Floor: 1 - 1st Floor			Additions:													
Partition: T - Typical			% Own: 40.000000000			Kitchen:													
Prim Floors: 3 - Hardwood			Name: 166 - 7126			Baths:													
Sec Floors:		%				Plumbing:													
Bsmnt Flr: 12 - Concrete						Electric:													
Subfloor:						Heating:													
Bsmnt Gar:						General:													
Electric: 3 - Typical																			
Insulation: 2 - Typical																			
Int vs Ext: S																			
Heat Fuel: 1 - Oil																			
Heat Type: 5 - Steam																			
# Heat Sys: 1																			
% Heated: 100		% AC:																	
Solar HW: NO	Central Vac: NO																		
% Com Wal		% Sprinkled																	
<b>MOBILE HOME</b>						Make:		Model:		Serial #:		Year:		Color:					
<b>SPEC FEATURES/YARD ITEMS</b>						<b>PARCEL ID</b> 031.A-0003-0009.0							<b>IMAGE</b>						
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value		
3	Garage	D	Y	1	10x20	A	AV	1930	27.50	T	40	102			3,300		3,300		
More: N		Total Yard Items:			3,300		Total Special Features:							Total:		3,300			